



County of Los Angeles  
**CHIEF EXECUTIVE OFFICE**

713 KENNETH HAHN HALL OF ADMINISTRATION  
LOS ANGELES, CALIFORNIA 90012  
(213) 974-1101  
<http://ceo.lacounty.gov>

WILLIAM T FUJIOKA  
Chief Executive Officer

Board of Supervisors  
GLORIA MOLINA  
First District

YVONNE B. BURKE  
Second District

ZEV YAROSLAVSKY  
Third District

DON KNABE  
Fourth District

MICHAEL D. ANTONOVICH  
Fifth District

May 27, 2008

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**PUBLIC HEARING ON THE PROPOSED SALE OF A PORTION OF THE  
HOLLYWOOD BOWL TO BRUCE BLOMQUIST AND MARK HOFFMANN FOR THE  
PURPOSE OF ELIMINATING AND REMOVING AN ENCROACHMENT ON COUNTY  
PROPERTY IN THE CITY OF LOS ANGELES  
(THIRD DISTRICT) (3 VOTES)**

**JOINT RECOMMENDATION WITH THE DIRECTOR OF PARKS AND RECREATION  
THAT YOUR BOARD, AFTER THE CLOSE OF THE PUBLIC HEARING:**

1. Find that the 1,206.9 square-foot portion of the Hollywood Bowl property, as legally described in Exhibit "A", be removed and no longer classified as park, recreational or cultural property.
2. Find that the subject property is not required for County use and is surplus to its needs.
3. Find that the sale and conveyance of title to this property is categorically exempt under the California Environmental Quality Act (CEQA).
4. Find that the \$54,310.50 offered by Bruce Blomquist and Mark Hoffmann, the adjacent landowners, as consideration for the transfer of title to the subject 1,206.9 square-feet of real property, as legally described in Exhibit "A", complies with the requirements of Public Resources Code Section 5405.

5. Approve the sale of the County's right, title and interest in the subject property to Bruce Blomquist and Mark Hoffman for \$54,310.50; and instruct the Chair to sign the attached Agreement for Conveyance of Title to Encroached Area and Declaration of Covenants, Conditions and Restrictions and the attached quitclaim deed.
6. Approve the use of the funds received for the remaining portions of the Hollywood Bowl in lieu of the acquisition of substitute park land pursuant to Public Resources Code Section 5404.
7. Instruct the Auditor-Controller and the Department of Parks and Recreation to deposit the sales proceeds into the appropriate trust fund pursuant to the Park Preservation Act.
8. Authorize the Chief Executive Office to take all further actions and execute all other necessary documents to complete the sale and transfer of title upon approval of the documents by County Counsel.

**PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

The purpose of the recommended actions is to eliminate and remove an encroachment along the southerly boundary of the Hollywood Bowl property adjacent to the private residence at 2203 Broadview Terrace owned by Bruce Blomquist and Mark Hoffman which is being used as a side yard improved with two paved patios, wooden decks, paved pathways, landscaping, lawn area, and irrigation systems. A portion of the encroached area, containing 1,206.9 square feet immediately adjacent to the residence, will be severed from the Hollywood Bowl property, and title will be transferred to Mr. Blomquist and Mr. Hoffman at \$45 per square foot based on recent comparable sales of unimproved land in the area. The remaining portion of the encroached area, containing approximately 2,300 square feet will be fenced off with no means of access at the expense of Mr. Blomquist and Mr. Hoffman and all improvements therein will be abandoned.

Mr. Blomquist and Mr. Hoffman acquired their residence in 1981 and constructed the encroachments. The proposed solution for eliminating this encroachment, involving a combination of both abandoning approximately two-thirds of the encroachment area and sale and conveyance of title to the remaining one-third, improved with two paved patios and lawn area, will avoid an undue hardship that would otherwise be imposed on Mr. Blomquist and Mr. Hoffman if the County required the removal of all of the encroaching improvements.

### **IMPLEMENTATION OF STRATEGIC PLAN GOALS**

The proposed recommendations will further the Board-approved County Strategic Plan Goal 1 (Service Excellence) that will provide a fair and equitable solution that will preserve the appearance, use, and value of the adjacent private property while providing monetary compensation to the County for the loss of the real property that will be used to improve the Hollywood Bowl property.

### **FISCAL IMPACT/FINANCING**

The proposed sale of 1,206.9 square feet will be at \$45 per square foot based on recent comparable sales of unimproved land in the area providing a total monetary consideration to the County of \$54,310.50. These funds must be reserved and used for the improvement of the remaining portions of the Hollywood Bowl as required under the Park Preservation Act, Public Resources Code Section 5400 et. seq.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

The encroached area to be conveyed, being a portion of Lot 38 of Tract 3874 as depicted on Exhibit "C", is located along the southerly boundary of the Hollywood Bowl and contains an area of 1,206.9 square feet out of a total County-owned land area of 69.65 acres. This area, consisting of mostly level terrain and improved with two paved patios and an irrigated lawn, is the uppermost portion of a large hillside area above and adjacent to the Odin Street parking lot. The remaining portions of encroached County property (approximately 2,300 square feet), consists of downsloping terrain improved with paved walkways and wooden decks, will be fenced off and abandoned by Mr. Blomquist and Mr. Hoffmann at their expense.

The conveyance of title to the encroachment area will be subject to a deed restriction limiting the use of the property to its present use as a side yard improved with paved patios and other hardscape features and may not be improved with any additional structures, nor subdivided in combination with the existing lot that comprises 2203 Broadview Terrace. The subject property is adjacent to a part of the hillside area above the Odin Street parking lot that is geologically active and has experienced episodes of soil movement and slippage, usually after heavy winter rains, with the last such occurrence being in 1978. Accordingly, as a condition of sale and to minimize any potential slope instability, Mr. Blomquist and Mr. Hoffmann will be required to remove and replace the lawn area and landscape plantings (except mature trees) with hardscape and to cease all watering. Should any slope instability or movement occur either on the subject property or from adjacent County-owned property, which damages or threatens to cause damage to the subject property to be conveyed, Mr. Blomquist and Mr. Hoffmann and their successors and assigns agree not

to assert any claim against the County. In the event of a breach in any of these deed restrictions, the property will automatically revert to the County after a ninety day period to cure such breach.

The direct sale of this property to remove an encroachment is authorized as a part of the County's express and implied powers to manage and dispose of its real property under Government Code Sections 23003 and 23004. Pursuant to Public Resources Code Section 5404, your Board may, after holding a public hearing, sell real property designated for park and recreational use if the amount of property sold is less than ten percent of the total area of the property holding, but not more than one acre. Proceeds from the sale must be used for the improvement of the remaining portion of the property holding.

As required by Government Code Section 65402, the Chief Executive Office has provided notification of the proposed sale to the City of Los Angeles Planning Department. The Agreement for Conveyance of Title requires Mr. Blomquist and Mr. Hoffmann to make application to the City for a Certificate of Compliance and to comply with any conditions that the City may attach. Notice of the public hearing has been posted at the Hollywood Bowl for forty-five (45) days as required by Public Resources Code Section 5406.

County Counsel has reviewed and approved as to form the attached Conveyance Agreement and Quitclaim Deed

#### **ENVIRONMENTAL DOCUMENTATION**

The recommended actions are categorically exempt under Class 12 of the State CEQA Guidelines and the revised Environmental Document Reporting Procedures and Guidelines adopted by your Board.

#### **IMPACT ON CURRENT SERVICES (OR PROJECTS)**

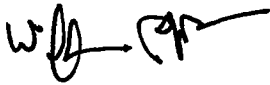
There will be no impact on current services or projects.

The Honorable Board of Supervisors  
May 27, 2008  
Page 5

**CONCLUSION**

It is requested that the Executive Officer of the Board of Supervisors return the executed Conveyance Agreement in duplicate and the quitclaim deed along with two certified copies of the Minute Order and a conformed copy of the Board letter to the Chief Executive Office for further processing.

Respectfully submitted,



WILLIAM T. FUJIOKA  
Chief Executive Officer



RUSS GUINEY  
Director of Parks and Recreation

WTF:DL:JSE  
WLD:DS:eb

Attachments (3)

c: County Counsel  
Auditor-Controller  
Public Works

2203Broadview.bl

-MULHOLLAND DR.

For Record Dimensions See M.B.'s Below.

MAJESTIC HEIGHTS TRACT M.B. 37-58

THEATRE ARTS

## ALLIANCE TRACT

M.B. 41 - 83

TRACT NO. 7742

M.B. 95 - 20 - 21

TRACT NO. 9408

M.B. 137 - 70 - 80

**HOLLYWOOD BOWL PROPERTY**

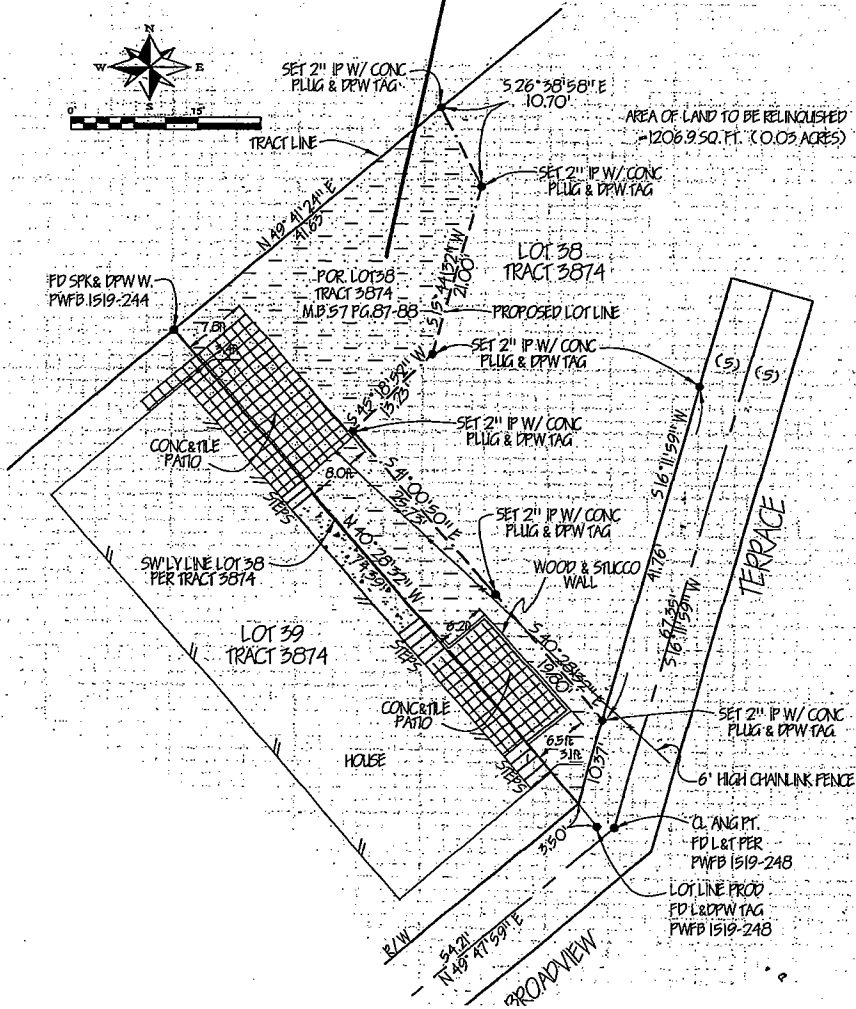
CASTILIAN  
DR.

CODE  
67

FOR PREV. ASSMT SEE:  
14-2

ASSESSOR'S MAP  
COUNTY OF LOS ANGELES, CALIF.

# ATTACHMENT C



RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:

County of Los Angeles  
Chief Administrative Office  
500 West Temple Street, Room 754  
Los Angeles, CA 90012  
Attn.: Don Simpson

Space above this line for Recorder's use

AIN 5549-009-901 (Por)

**AGREEMENT FOR CONVEYANCE OF TITLE TO ENCROACHED AREA  
AND DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS**

THIS AGREEMENT AND DECLARATION is made and entered into this 27<sup>th</sup> day of May, 2008, by and between the COUNTY OF LOS ANGELES, a body corporate and politic ("County") and BRUCE BLOMQUIST, a single man and MARK HOFFMANN, a single man ("Blomquist and Hoffmann").

**PREMISES:**

- A. County is the owner in fee simple of certain real property containing approximately 70 acres in the City of Los Angeles, County of Los Angeles, State of California known as the Hollywood Bowl located at 2301 North Highland Avenue, Los Angeles, California 90068, being, in part, a portion of Lot A, Theatre Arts Alliance Tract as shown on map recorded in Book 41, page 83, of Maps and Lots 36, 37, and 38 of Tract 3874 as shown on map recorded in Book 57, pages 87 to 88 inclusive of Maps, in the office of the Los Angeles County Recorder ("County Property").
- B. Blomquist and Hoffmann are the owners of adjacent real property in the City of Los Angeles, County of Los Angeles, State of California, commonly known as 2203 Broadview Terrace and legally described as Lot 39 of Tract 3874 as per Map recorded in Book 57, Pages 87 to 88 inclusive of Maps in the office of the Los Angeles County Recorder ("Blomquist and Hoffmann Property").
- C. A portion of County Property on Lot 38 of Tract 3874 has been encroached upon by paved patios, wooden decks, gazebo, walkways, walls, fences, grass lawn, landscape plantings of shrubs and trees, and irrigation systems as a part of the side yard area serving the Blomquist and Hoffmann Property (Encroachment Area).

76566

- D. The parties desire to eliminate and remove said encroachment by County transferring title to a portion of the Encroachment Area to Blomquist and Hoffmann containing an area of 1,206.9 square feet as legally described in Exhibit "A" and depicted by map on Exhibit "B" (Conveyance Area). After transfer of title to the Conveyance Area, all of the remaining Encroachment Area and all improvements therein will be abandoned by Blomquist and Hoffmann.
- E. The parties desire the covenants, conditions and restrictions set forth herein be made of record and be binding upon the Conveyance Area, which shall run with the land, and shall be binding upon the parties, their successors and assigns.

**NOW THEREFORE,** County and Blomquist and Hoffmann agree and hereby declare:

1. County agrees to transfer title to the Conveyance Area to Blomquist and Hoffmann by quitclaim deed. Title to the Conveyance Area shall be vested as follows: **Bruce Blomquist, a single man and Mark Hoffmann, a single man, as joint tenants.**
2. Blomquist and Hoffmann agree to purchase the Conveyance Area for \$45 per square foot and agree to pay County, as the total purchase price, the sum of \$54,310.50.
3. Blomquist and Hoffmann herewith tender \$1,629.32 to County as three percent (3%) of the total purchase price, the receipt of which is hereby acknowledged, as a nonrefundable good faith deposit.
4. County shall serve as escrow holder. Blomquist and Hoffmann shall pay in full the remaining balance of \$52,681.18 to County by cashier's or certified check made payable to the County of Los Angeles at least three (3) business days prior to the recordation of the deed.
5. All costs and expenses related to this transaction shall be paid by Blomquist and Hoffmann, including but not limited to, the cost of title insurance, all documentary transfer taxes, recording fees, and miscellaneous charges.
6. County shall reserve and except unto itself all oil, gas, hydrocarbons, or other minerals in and under the Conveyance Area without the use of the surface or subsurface to a depth of 500 feet, measured vertically, from the surface.
7. County's surveyor shall mark the corners of the Conveyance Area, and Blomquist and Hoffmann shall install, at their sole expense, a six-foot high fence of non-combustible materials along the new property line within sixty (60) days of the recordation of the deed to the Conveyance Area. Said fence shall have no gates or other means of access to the remainder of the Encroachment Area. The County, through its Department of Parks and Recreation, shall inspect the installed fence and provide written approval to Blomquist and Hoffmann.

8. The remainder of the Encroachment Area and all improvements, landscaping, and furnishings shall be abandoned and shall revert to natural vegetation and open space typical of the Hollywood Hills.
9. Blomquist and Hoffmann acknowledge and agree to accept title to the Encroachment Area in its as-is condition without any warranty, express or implied, or representation by the County as to its physical condition, its soils and geologic stability, location, size, use, and zoning, including the presence of pollutants or contaminants affecting the soils and ground water on or under the property.
10. Blomquist and Hoffmann acknowledge that they are aware that a portion of the Encroachment Area and adjacent County-owned property has experienced episodes of landsliding in the past and/or ongoing slower movement of soils and underlying geologic strata. In the event future landsliding or the slower ongoing movement of soils and underlying geologic strata cause or threatens to cause damage to the Conveyance Area and to any improvements therein, Blomquist and Hoffmann and their successors and assigns agree not to assert any claim against the County for any damages.
11. The Conveyance Area will be used only for side yard patios and paved walkways and steps serving the single family residence at 2203 Broadview Terrace and for any future repairs, replacements and betterments thereto provided that any future repairs, replacements, and betterments are hardscape-type only.
12. None of the Conveyance Area shall be landscaped, and all watering and irrigation within the Conveyance Area shall cease upon transfer of title. All existing grass and plantings, except mature trees, within the Conveyance Area, along with all irrigation systems serving the Conveyance Area (pipes, valves, electrical controls and timers) shall be removed by Blomquist and Hoffmann within sixty (60) days of the transfer of title and replaced with hardscape, such as concrete, ceramic tile, or rocks. County, through its Department of Parks and Recreation, shall inspect the Conveyance Area for removal of landscaping, removal of irrigation systems, and installation of hardscaping, and upon approval, provide a written acknowledgment to Blomquist and Hoffmann.
13. The Conveyance Area shall not be improved with any structures having a roof, either open or covered, including but not limited to additions to the residence. The Conveyance Area shall not be improved with swimming pools and spas, either in-ground or above-ground, fountains or any other type of water feature.
14. Any hardscaping installed, such as an extension of the paved patio over the lawn area, shall be constructed with a slight pitch to allow runoff to drain towards Broadview Terrace.
15. The Conveyance Area may not be included with Lot 39 of Tract 3874 for purposes of subdivision nor for purposes of changing the use of Tract 39 of Tract 3874.

16. The Conveyance Area shall be subject to a reversionary right in favor of the County in the event of breach by Blomquist and Hoffmann or their successors and assigns of the restrictions set forth in Paragraphs 11, 12, 13, and 15 above. In the event Blomquist and Hoffmann and their successors and assigns should breach any of the restrictions set forth in Paragraphs 11, 12, 13, and 15 above, upon written notice given by County and the failure by Blomquist and Hoffmann or their successors and assigns to cure such breach or default within ninety (90) days of the date of such notice, title to the Encroachment Area, as legally described in Exhibit A, shall immediately revert to County without further notice and without the necessity of any affirmative action on the part of County to assert any rights in said real property.
17. Within ninety (90) days after transfer of title to the Conveyance Area, Blomquist and Hoffmann will file with the City of Los Angeles ("City") an application for a Certificate of Compliance and will record said Certificate of Compliance when issued by the City. County agrees to support said application and to provide assistance to Blomquist and Hoffmann and the City in the preparation of and in the processing of said application. Blomquist and Hoffmann agree to comply with the conditions, if any, that the City may attach to the Certificate of Compliance.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement and Declaration as of the day and year first above written.

COUNTY OF LOS ANGELES

OWNERS OF 2203 BROADVIEW TERRACE

By *George D. Bunte*  
Chair of the Board of Supervisors

*Bruce A. Blomquist*  
Bruce Blomquist

ATTEST:  
SACHI A. HAMAI  
Executive Officer-Clerk of  
The Board of Supervisors

*Mark A. Hoffmann*  
Mark Hoffmann

*Lachelle Smitherman*  
Deputy



APPROVED AS TO FORM:  
RAYMOND G. FORTNER, JR.  
COUNTY COUNSEL

By *Paul T. Hanson*  
Paul T. Hanson  
Principal Deputy County Counsel

**ADOPTED**  
BOARD OF SUPERVISORS  
COUNTY OF LOS ANGELES

**11**

MAY 27 2008

*Sachi A. Hamai*  
SACHI A. HAMAI  
EXECUTIVE OFFICER

I hereby certify that pursuant to  
Section 25103 of the Government Code,  
delivery of this document has been made.

SACHI A. HAMAI  
Executive Officer  
Clerk of the Board of Supervisors

By *Lachelle Smitherman*  
Deputy



# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

Los Angeles

On

March 4<sup>th</sup>, 2008

before me,

Fahimeh Zomorodian Notary Public

Here Insert Name and Title of the Officer

personally appeared

Bruce August Blomquist and

Name(s) of Signer(s)

Mark Hugo Hoffmann

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

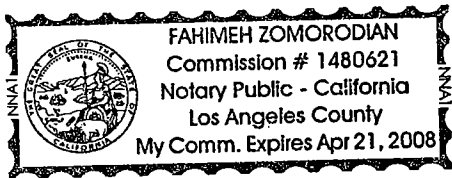
WITNESS my hand and official seal.

Signature

*[Handwritten Signature]*

Signature of Notary Public

Place Notary Seal Above



## OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

### Description of Attached Document

Title or Type of Document: Agreement for Conveyance of Title to Encroached Area

Document Date: 3/4/08

Number of Pages: 5

Signer(s) Other Than Named Above:

and Declarant of Covenant Conditions and Restrictions

### Capacity(ies) Claimed by Signer(s)

Signer's Name:

- ☐ Individual
- ☐ Corporate Officer — Title(s):
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney in Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other:

Signer Is Representing:

Signer's Name:

- ☐ Individual
- ☐ Corporate Officer — Title(s):
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney in Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other:

Signer Is Representing:

RIGHT THUMBPRINT OF SIGNER  
Top of thumb here

RIGHT THUMBPRINT OF SIGNER  
Top of thumb here

## EXHIBIT "A"

### LEGAL DESCRIPTION FOR PROPERTY

THAT PORTION OF LOT 38, AS SHOWN ON RECORD OF TRACT MAP 3874 ON FILE IN BOOK 57 PAGES 87 AND 88 OF MAPS, RECORDS OF LOS ANGELES COUNTY, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE MOST SOUTHERLY CORNER OF SAID LOT;

**THENCE** N40-28-32W 74.39 FEET ALONG THE SOUTHWESTERLY LINE OF SAID LOT TO THE MOST WESTERLY CORNER OF SAID LOT;

**THENCE** N49-41-24E 41.63 FEET ALONG THE NORTHWESTERLY LINE OF SAID LOT;

**THENCE** S26-38-58E 10.70 FEET;

**THENCE** S15-44-32W 21.00 FEET;

**THENCE** S45-18-52W 13.23 FEET;

**THENCE** S41-00-50E 25.73 FEET;

**THENCE** S40-28-32E 19.80 FEET, PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOT, TO THE NORTHWESTERLY SIDELINE OF BROADVIEW TERRACE;

**THENCE** S16-11-59W 10.37 FEET ALONG THE NORTHWESTERLY SIDELINE OF BROADVIEW TERRACE **TO THE POINT OF BEGINNING.**

**AREA OF LAND TO BE RELINQUISHED = 1206.9 SQUARE FEET**

END



JOB NO. S153

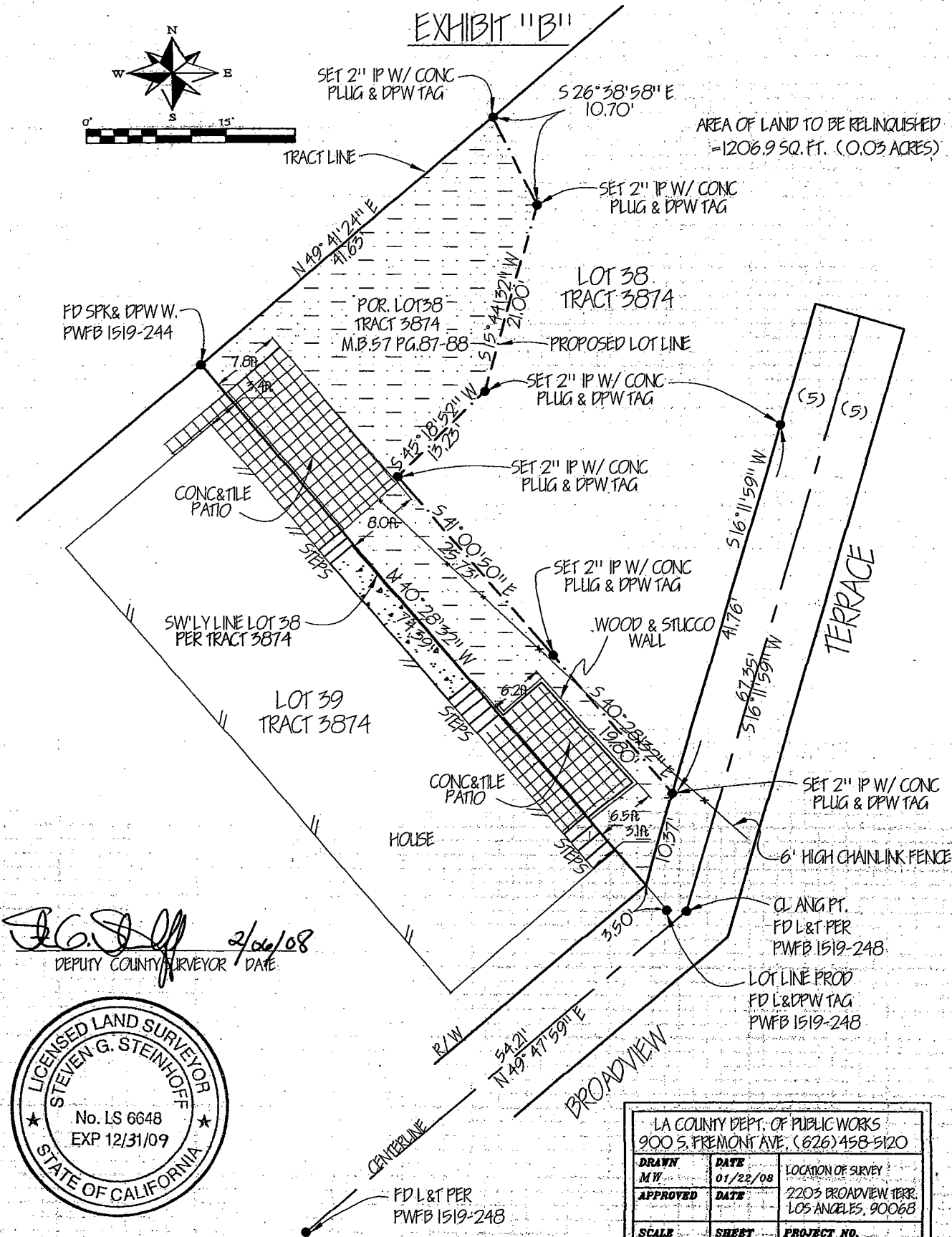
SURVEY NOTES

4th FLOOR 900 S. FREMONT AVE., ALHAMBRA, CA 91803

CHECKED BY *S.M. Young* DATE 1/08

COUNTY OF LOS ANGELES DEPARTMENT OF PUBLIC WORKS

SURVEY BY *M. Steinhoff* DATE 1/08



*J.G. Steinhoff* 2/06/08  
DEPUTY COUNTY SURVEYOR DATE



LA COUNTY DEPT. OF PUBLIC WORKS 900 S. FREMONT AVE. (626) 458-5120		
DRAWN M.W.	DATE 01/22/08	LOCATION OF SURVEY 2203 BROADVIEW TERR. LOS ANGELES, 90068
APPROVED	DATE	
SCALE 1" = 15'	SHEET 1 OF 1	PROJECT NO. Hollywood Bowl

RECORDING REQUESTED BY  
County of Los Angeles  
AND MAIL TO:  
Bruce Blomquist and Mark Hoffmann  
2203 Broadview Terrace  
Los Angeles, CA 90068

Space Above This Line Reserved for Recorder's Use

Document transfer tax is L.A. County 80 \$ \_\_\_\_\_

L.A. City 44 \$ \_\_\_\_\_

( ) computed on full value of property conveyed, or  
( ) computed on full value less value of liens and  
encumbrances remaining at time of sale

COUNTY OF LOS ANGELES

By \_\_\_\_\_

Assessor's Identification Numbers:  
5549-026-902 (Portion)

## QUITCLAIM DEED

For a valuable consideration, receipt of which is hereby acknowledged, the **COUNTY OF LOS ANGELES**, a body corporate and politic, does hereby remise, release, and forever quitclaim to **BRUCE BLOMQUIST**, a single man, and **MARK HOFFMANN**, a single man, as joint tenants, all its right, title, and interest in and to all that real property in the City of Los Angeles, County of Los Angeles, State of California, described in Exhibit A attached hereto and by this reference made a part hereof and depicted by map on Exhibit B.

EXCEPTING AND RESERVING all oil, gas, petroleum, and other hydrocarbons and minerals, but without the right of entry to the surface of said land.

### SUBJECT TO AND BUYER TO ASSUME:

1. All taxes, interest, penalties, and assessments of record, if any.
2. Covenants, conditions, restrictions, reservations, easements, rights, and right-of-way of record, if any.
3. That certain Agreement for Conveyance of Title to Encroached Area and Declaration of Covenants, Conditions and Restrictions, recorded on \_\_\_\_\_, 2008, as Document No. \_\_\_\_\_ of Official Records in the office of the Los Angeles County Recorder.
4. The subject property is transferred to grantee in an "as is" condition without any warranty either express or implied. The County of Los Angeles makes no representation as to its location, size, use, zoning or physical condition, including, but not limited to the condition of the soils, ground water, and/or geologic stability on or under the subject property and the presence of pollutants or contaminants therein.
5. The County of Los Angeles affirms that the subject property was subdivided from the adjacent Hollywood Bowl, a public park and cultural facility, and that grantee will need to make application to the City of Los Angeles for the purpose of obtaining a Certificate of Compliance.

Dated 5-27-08



ATTEST:

SACHI A. HAMAI, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

By Rachelle Smitherman  
Deputy

COUNTY OF LOS ANGELES,  
a body corporate and politic

By Yvonne Braithwaite Burke  
YVONNE BRAITHWAITE BURKE  
Chair, Board of Supervisors  
of the County of Los Angeles

STATE OF CALIFORNIA            )  
  ) ss.  
COUNTY OF LOS ANGELES    )

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies, and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code that authorized the use of facsimile signatures of the Chairman of the Board on all papers, documents, or instruments requiring the Chairman's signature.

The undersigned hereby certifies that on this 3<sup>rd</sup> day of June, 2008,  
the facsimile signature of YVONNE B. BURKE,  
Chairman of the Board of Supervisors of the COUNTY OF LOS ANGELES, was affixed hereto as the official execution of this document. The undersigned further certifies that on this date a copy of the document was delivered to the Chairman of the Board of Supervisors of the COUNTY OF LOS ANGELES.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.



(COUNTY-SEAL)

SACHI A. HAMAI, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

By Lachelle Smitheman  
Deputy

APPROVED AS TO FORM

RAYMOND G. FORTNER, JR.  
County Counsel

By Paul T. Hanson  
Paul T. Hanson  
Principal Deputy County Counsel

## EXHIBIT "A"

### LEGAL DESCRIPTION FOR PROPERTY

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THENCE S16-11-59W 10.37 FEET ALONG THE NORTHWESTERLY SIDELINE OF BROADVIEW TERRACE TO THE POINT OF BEGINNING.

AREA OF LAND TO BE RELINQUISHED = 1206.9 SQUARE FEET

END



## SURVEY NOTES

CHECKED BY A. M. Onorok DATE 1/08

SURVEY BY M. J. J. J. DATE 1/08

